

# PETITION FOR ZONING VARIANCE TO THE ZONING COMMISSIONER OF BALTIMORE COUNTY:

The undersigned, legal owner(s) of the property situate in Baltimore County and which is described in the description and plat attached hereto and made a part hereof, hereby petition for a Variance from Section 1A03.4 B.4 (R.C. 4) to permit a left side setback 30 feet in lieu of the required 50 feet, and a rear yard setback of 46 feet in lieu of the required 50 feet.

of the Zoning Regulations of Baltimore County, to the Zoning Law of Baltimore County; for the following reasons: (Indicate hardship or practical difficulty)

1. Location of 50' side yard building restriction line allows for only a 2' wide addition to the side of the house.
2. PERSONAL HARSHSHIP; NO EXISTING ENCLOSURE TO PUT AUTOMOBILES DURING INCLEMENT WEATHER

Property is to be posted and advertised as prescribed by Zoning Regulations.

I, or we, agree to pay expenses of above Variance advertising, posting, etc., upon filing of this petition, and further agree to and are to be bound by the zoning regulations and restrictions of Baltimore County adopted pursuant to the Zoning Law For Baltimore County.

I/We do solemnly declare and affirm, under the penalties of perjury, that I/we are the legal owner(s) of the property which is the subject of this Petition.

Contract Purchaser: \_\_\_\_\_  
(Type or Print Name)  
Signature \_\_\_\_\_  
Address \_\_\_\_\_  
City and State \_\_\_\_\_  
Attorney for Petitioner: \_\_\_\_\_  
(Type or Print Name)  
Signature \_\_\_\_\_  
Address \_\_\_\_\_  
City and State \_\_\_\_\_  
Attorney's Telephone No.: \_\_\_\_\_  
Address \_\_\_\_\_  
Phone No. \_\_\_\_\_

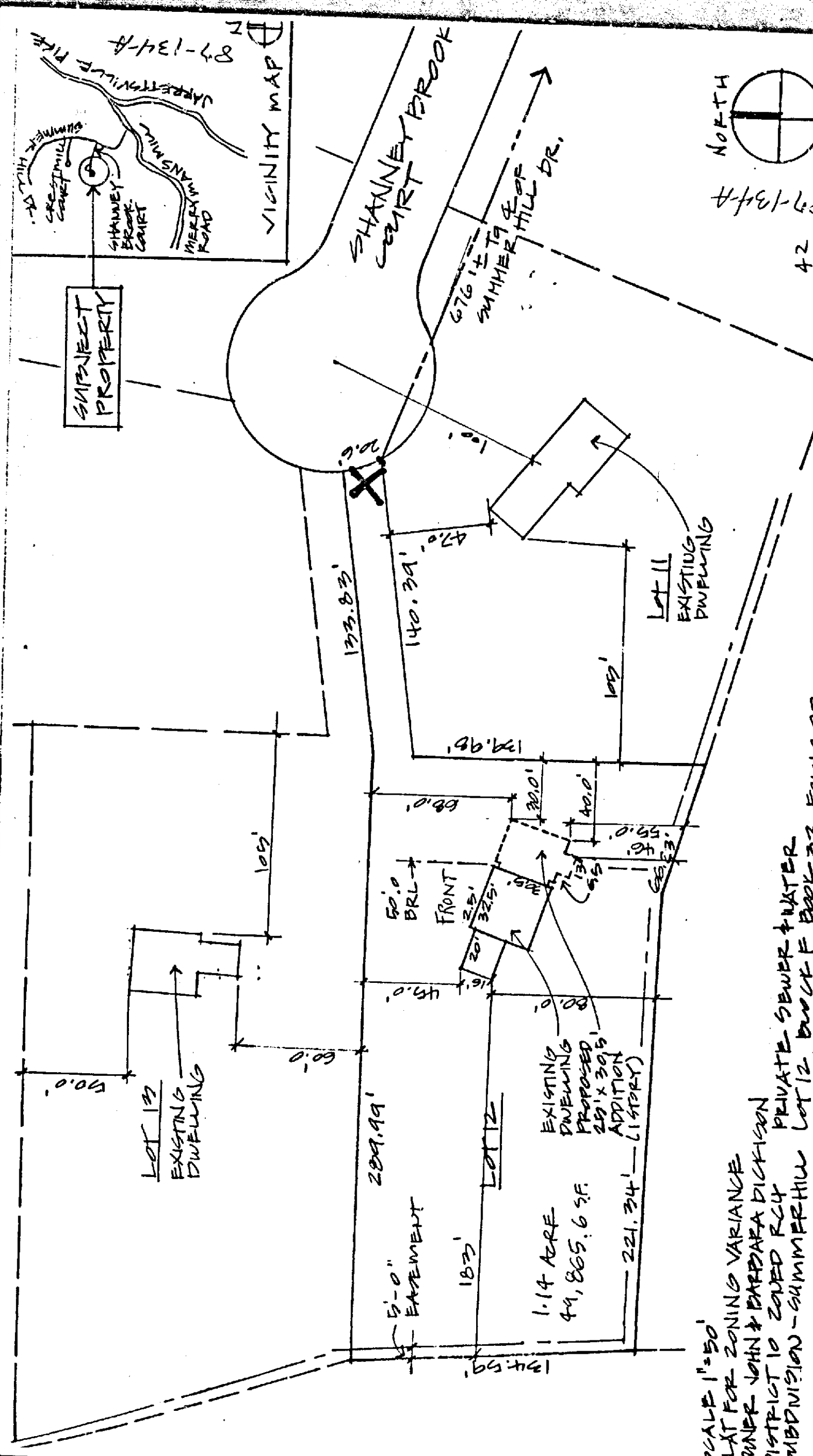
Legal Owner(s): \_\_\_\_\_  
(Type or Print Name)  
Signature \_\_\_\_\_  
Address \_\_\_\_\_  
City and State \_\_\_\_\_  
Name, address and phone number of legal owner, contract purchaser or representative to be contacted  
Jeffrey Kirchner  
Name  
907 St. Paul Street o.752-3720 h.837-1028  
Address  
Phone No.

ORDERED By The Zoning Commissioner of Baltimore County, this \_\_\_\_\_12th\_\_\_\_\_ day of \_\_\_\_\_August\_\_\_\_\_ 19\_\_\_\_86\_\_\_\_, that the subject matter of this petition be advertised, as required by the Zoning Law of Baltimore County, in two newspapers of general circulation throughout Baltimore County, that property be posted, and that the public hearing be had before the Zoning Commissioner of Baltimore County in Room 106, County Office Building in Towson, Baltimore County, on the \_\_\_\_\_7th\_\_\_\_\_ day of \_\_\_\_\_October\_\_\_\_\_ 19\_\_\_\_86\_\_\_\_, at 9:45 o'clock \_\_\_\_\_A.M.

*[Signature]*  
Zoning Commissioner of Baltimore County.

## CERTIFICATE OF POSTING ZONING DEPARTMENT OF BALTIMORE COUNTY Towson, Maryland

District: 10th  
Posted for: Variance  
Petitioner: Frank Dickison, et ux  
Location of property: W/S of Shanney Brook Ct., 676' W of Summerhill Dr.  
Location of Sign: 9 Shanney Brook Ct.  
Remarks: Posting Shanney Brook Ct. Avenue 9' E. of roadway, side of driveway leading to property of Petitioner  
Date of return: 9/22/86  
Posted by: [Signature]  
Number of Signs: 1



## PETITION FOR ZONING VARIANCES 10th Election District Case No. 87-134-A

LOCATION: West Side of Shanney Brook Court, 676 feet West of the Centerline of Summerhill Drive (9 Shanney Brook Court)  
DATE AND TIME: Tuesday, October 7, 1986, at 9:45 a.m.  
PUBLIC HEARING: Room 106, County Office Building, 111 W. Chesapeake Avenue, Towson, Maryland

The Zoning Commissioner of Baltimore County, by authority of the Zoning Act and Regulations of Baltimore County, will hold a public hearing:

Petition for Zoning Variance to permit a left side yard setback of 30 feet in lieu of the required 50 feet and a rear yard setback of 46 feet in lieu of the required 50 feet

Being the property of Frank Dickison, et ux, as shown on plat plan filed with the Zoning Office.

In the event that this Petition(s) is granted, a building permit may be issued within the thirty (30) day appeal period. The Zoning Commissioner will, however, entertain any request for a stay of the issuance of said permit during this period for good cause shown. Such request must be received in writing by the date of the hearing set above or made at the hearing.

BY ORDER OF  
ARNOLD JARLON  
ZONING COMMISSIONER  
OF BALTIMORE COUNTY

IN RE: PETITION FOR ZONING VARIANCE  
W/S of Shanney Brook Court,  
676' W of the c/l of  
Summerhill Drive  
(9 Shanney Brook Court)  
10th Election District  
Frank Dickison, et ux  
Petitioners

BEFORE THE  
DEPUTY ZONING COMMISSIONER  
OF BALTIMORE COUNTY  
Case No. 87-134-A

The Petitioners herein request a zoning variance to permit a left (east) side setback of 30 feet in lieu of the required 50 feet, as well as, a rear yard setback of 46 feet in lieu of the required 50 feet to construct a garage.

Testimony by one of the Petitioners indicates that the family has occupied the existing dwelling for 13 years. They propose to construct a double car garage with storage space. Not only is the existing driveway on the east side of the house but also, there is a severe drop in the topography on the west side. The residence of the affected neighbor on the east side is a considerable distance away and there is also a 75' wide wooded buffer area between the two houses. There were no Protestants.

After due consideration of the testimony and evidence presented, and it appearing that strict compliance with the Baltimore County Zoning Regulations (BCZR) would result in practical difficulty and unreasonable hardship upon the Petitioners, it is determined that the variance requested would not adversely affect the health, safety, and general welfare of the community and should therefore be granted.

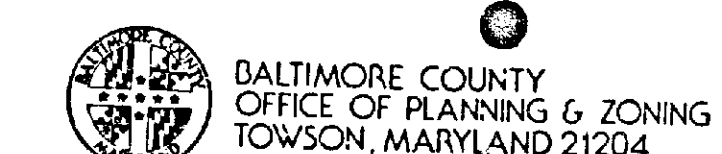
Therefore, IT IS ORDERED by the Deputy Zoning Commissioner of Baltimore County this 16th day of October 1986, that the herein request for a zoning variance to permit an east side setback of 30 feet, as well as, a rear yard setback of 46 feet, in accordance with the plan submitted, is hereby GRANTED from and after the date of this Order.

*[Signature]*  
Deputy Zoning Commissioner  
of Baltimore County

ORDER RECEIVED FOR FILING  
Date 10/16/86  
By [Signature]

## ZONING DESCRIPTION

Beginning on the west side of Shanney Brook Court 20.6 feet wide, at the distance of 676 feet west of the centerline of Summerhill Drive. Being Lot #12, Block F, in the subdivision of Summer Hill. Book #33, Folio 97. Also known as 9 Shanney Brook Court in the 10th Election District.



ARNOLD JARLON  
ZONING COMMISSIONER

JEAN M. H. JUNG  
DEPUTY ZONING COMMISSIONER

October 16, 1986

Mr. & Mrs. Frank Dickison  
9 Shanney Brook Court  
Phoenix, Maryland 21131

RE: Petition for Zoning Variance  
W/S of Shanney Brook Court,  
676' W of the c/l of  
Summerhill Drive  
10th Election District  
Case No. 87-134-A

Dear Mr. & Mrs. Dickison:

Enclosed please find a copy of the decision rendered in the above referenced case. Please be advised that your request for a zoning variance has been granted in accordance with the attached Order.

If you have any further questions on the subject matter, please do not hesitate to contact this office.

Very truly yours,  
*[Signature]*  
JEAN M. H. JUNG  
Deputy Zoning Commissioner

JMHJ:bjs

Enclosures

cc: Peoples Counsel

RE: PETITION FOR VARIANCE : BEFORE THE ZONING COMMISSIONER  
W/S of Shanney Brook Ct., 676' :  
W of the C/L of Summerhill Rd. : OF BALTIMORE COUNTY  
(9 Shanney Brook Ct.) :  
10th District :  
FRANK DICKISON, et ux, : Case No. 87-134-A  
Petitioners :  
: : : : :  
ENTRY OF APPEARANCE

Please enter the appearance of the People's Counsel in the above-captioned matter. Notices should be sent of any hearing dates or other proceedings in this matter and of the passage of any preliminary or final Order.

*[Signature]*  
Phyllis Cole Friedman  
People's Counsel for Baltimore County

*[Signature]*  
Peter Max Zimmerman  
Deputy People's Counsel  
Room 223, Court House  
Towson, Maryland 21204  
494-2188

I HEREBY CERTIFY that on this 22nd day of August, 1986, a copy of the foregoing Entry of Appearance was mailed to Mr. and Mrs. Frank Dickison, 9 Shanney Brook Ct., Phoenix, MD 21131, Petitioners; and Mr. Jeffrey Kirchner, 907 St. Paul St., Baltimore, MD 21202, who requested notification.

*[Signature]*  
Peter Max Zimmerman  
Peter Max Zimmerman

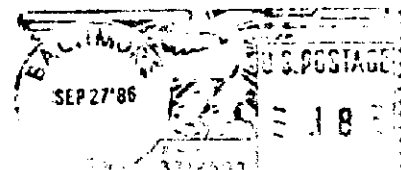






ARNOLD JABLON, ZONING COMMISSIONER  
BALTIMORE COUNTY  
OFFICE OF PLANNING & ZONING  
TOWSON, MARYLAND 21204

PRESORTED  
FIRST-CLASS



RETURNED  
TO  
SENDER  
ATTEMPTED - NOT KNOWN  
Main Office Carrier Section 21223

Mr. Jeffrey Kirchner  
923 St. Paul Street  
Baltimore, Maryland 21202

*W. M. Kirchner  
Jab E*

87-134-A

BALTIMORE COUNTY OFFICE OF PLANNING & ZONING

County Office Building  
111 W. Chesapeake Avenue  
Towson, Maryland 21204

Your petition has been received and accepted for filing this  
12th day of August, 19 86

ARNOLD JABLON  
Zoning Commissioner

Petitioner Frank Dickinson, et al  
Petitioner's  
Attorney \_\_\_\_\_

Received by: James E. Dyer  
Chairman, Zoning Plans  
Advisory Committee